

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
CITY COUNCIL MEETING OF: DECEMBER 2, 2009

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

SDR-35931 - SITE DEVELOPMENT PLAN REVIEW RELATED TO SUP-35932 - PUBLIC HEARING - APPLICANT/OWNER: FOUSTON JORDAN - Request for a Site Development Plan Review FOR THE CONVERSION OF AN EXISTING 2,871 SQUARE-FOOT RESIDENCE TO A CHURCH/HOUSE OF WORSHIP WITH WAIVERS OF THE PERIMETER LANDSCAPE BUFFER REQUIREMENTS TO ALLOW BUFFER WIDTHS OF FIVE FEET, TWO FEET, AND SEVEN FEET ALONG THE EAST, WEST, AND NORTH PERIMETERS, RESPECTIVELY; WHERE EIGHT FEET IS REQUIRED AND SIX FEET ALONG THE FRONT PERIMETER WHERE 15 FEET IS REQUIRED on 0.60 acres at 1230 West Adams Avenue (APN 139-28-607-009), R-1 (Single Family Residential) Zone, Ward 5 (Barlow). The Planning Commission (4-3 vote) and staff recommend DENIAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

3

City Council Meeting

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APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

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City Council Meeting

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RECOMMENDATION:

The Planning Commission (4-3 vote) and staff recommend DENIAL.

BACKUP DOCUMENTATION:

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter
6. Submitted after Final Agenda – Revised Site Plan
7. Backup referenced from the November 5, 2009 Planning Commission Meeting Item 26

Motion made by RICKI Y. BARLOW to Approve subject to conditions, deleting Condition 6, amending Condition 12 and adding the following conditions as read for the record:

12. The applicant shall submit plans depicting all exterior lighting to meet requirements of Title 19.08.050.

A. Prior to the issuance of an additional building permit or Certificate of Occupancy, whichever occurs first, the applicant shall submit floor plans to scale to the Planning and Development Department, to verify building square footage.

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B. Four additional 24-inch box trees shall be added in the north landscaping buffer area to meet the Code requirement abutting the neighboring residential property.

C. The north perimeter wall must comply with Title 19.12 and there shall be no chain link fencing allowed on the property perimeter.

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

RICKI Y. BARLOW, LOIS TARKANIAN, STEVE WOLFSON, OSCAR B. GOODMAN, GARY REESE, STEVEN D. ROSS, STAVROS S. ANTHONY; (Against-None); (Abstain-None); (Did Not Vote-None); (Excused-None)

Minutes:

See Item 88 for related discussion.

